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HYDERABAD, WEDNESDAY, JULY 28, 2010.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

DRAFT VARIATION TO THE MASTER PLAN FOR CHANGE OF LAND USE OF THE LAND FROM RESIDENTIAL USE TO INDUSTRIAL USE IN MUCHCHIMILLI VILLAGE OF RAMACHANDRAPURAM.

[Memo. No. 19730/H1/2009-3, Municipal Administration and Urban Development, 24th July, 2010.]

The following draft variation to the Ramachandrapuram General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms. No. 427, M.A., dated 21-09-2002, is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-500 022.

DRAFT VARIATION

The sites in R.S..Nos. 10 (Part), 11 (Part), 12/1 (Part), 12/2 (Part) and 13/1 (Part) of Muchchimilli Village of Ramachandrapuram Municipality, the boundaries of which are as shown in the schedule below and which is earmarked for Residential use (**Ac. 4.6475 and Ac. 0.185 cents**) and industrial use (**Ac. 0.415**) in the General Town Planning Scheme (Master Plan) of Ramachandrapuram Town sanctioned in G.O.Ms.No. 427, M.A., dated 21-09-2002 is now proposed to be designated for industrial use (**Ac. 4.6475**) and Other use (**Ac. 0.415 and Ac. 0.185 cents for road purpose**) by variation of change of land use as marked “EGHIJK&L” (from Residential use to Industrial use, “ABC&D” (from Industrial use to Other use i.e., for road purpose) and “BEF&C” (**from Residential use to Other use i.e., for road purpose**) as shown in the revised part proposed land use map GTP No. 11/2010/R, which is available in Municipal Office, Ramachandrapuram Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall obtain prior approval from the competent authority for any development in the proposed site.
8. The applicant shall pay 14% of open space charges and betterment charges.
9. The applicant shall maintain 9.0 Mtrs., wide Green Belt on all sides abutting to Residential use as per Government Memo.No. 19730/H1/2009-2, Municipal Administration and Urban Development Department, dated 22-3-1996.
10. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

(for the site marked as EGHJK&L from Residential use to Industrial use)

North : Site of Modern Chaitanya Rice Mill and site of K. Bharathi alias Bala Saraswathi.
East : Site of K. Bharathi alias Bala Saraswathi and others.
South : Agricultural land of K. Bharathi alias Bala Saraswathi.
West : Agricultural land of Sri S. Rama Chandra Reddy and others.

SCHEDULE OF BOUNDARIES

(for the site marked as ABC&D from Industrial use to Other use i.e., for road purpose)

North : Existing 80 feet wide road to Mandapeta.
East : Modern Chaitanya Rice Mill.
South : Land of S.No. 13/1.
West : Agricultural land.

SCHEDULE OF BOUNDARIES

(for the site marked as BEF&C from Residential use to Other use i.e., for road purpose)

North : Land of S.No. 9/2.
East : S.No. 12/1.
South : Modern Chaitanya Rice Mill and site of K. Bharathi alias Bala Saraswathi.
West : Agricultural land of Sri S. Rama Chandra Reddy.

T.S. APPA RAO,
Principal Secretary to Government (UD).